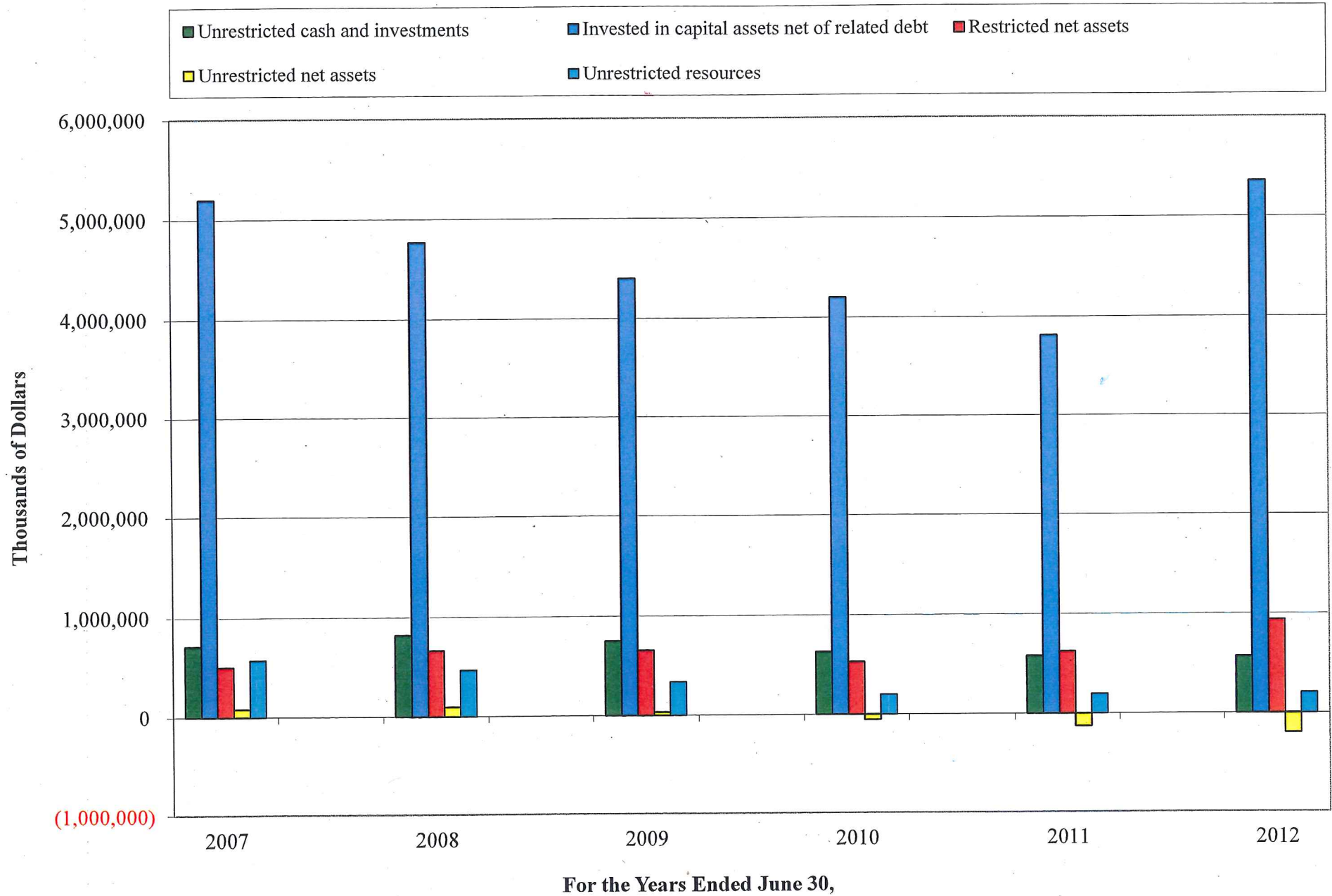
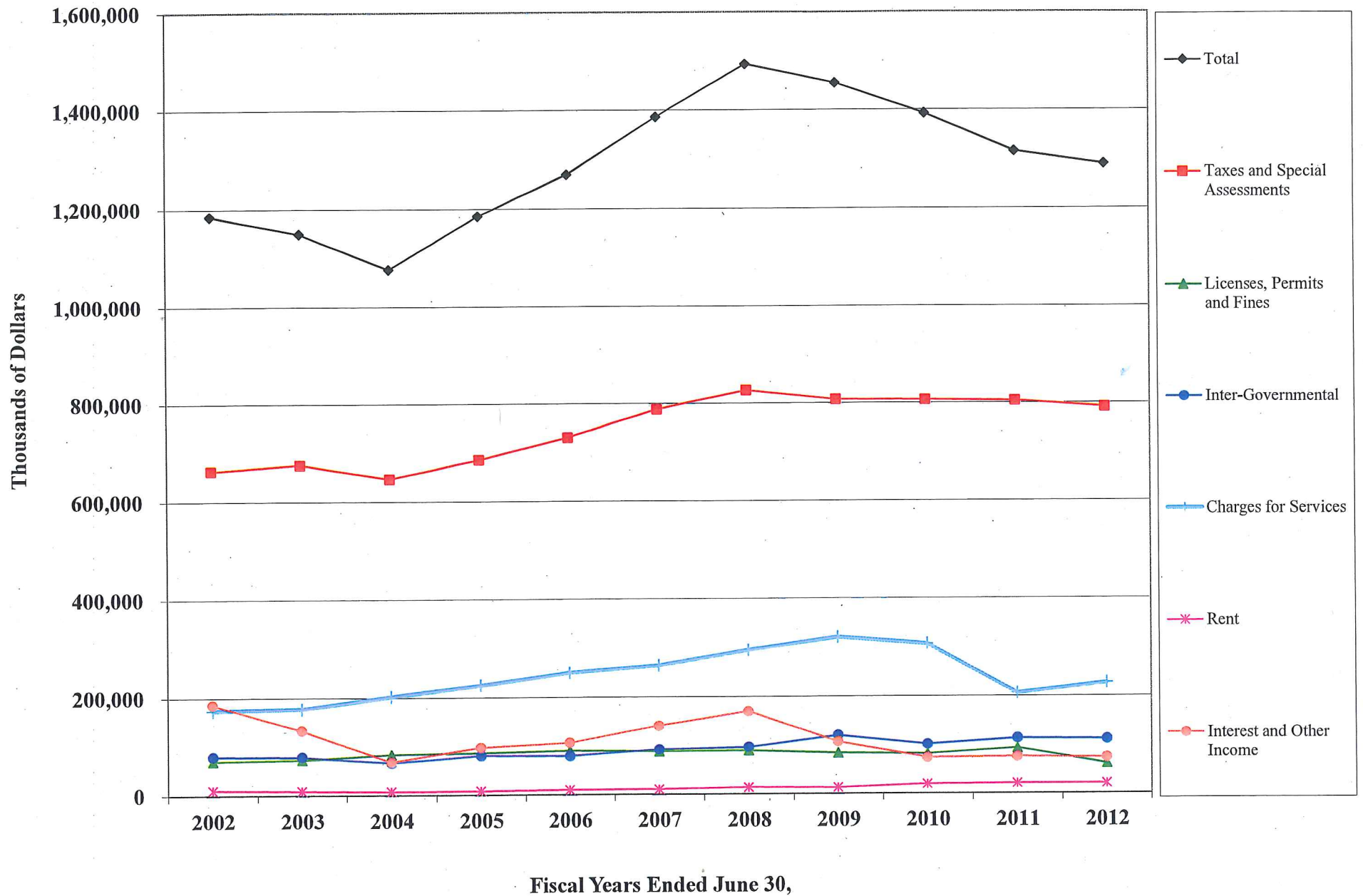


**EXHIBIT I
CITY OF SAN JOSE
ANALYSIS OF NET ASSETS**

POA 12 S
5-6-13



**EXHIBIT II-A
CITY OF SAN JOSE
ANALYSIS OF GOVERNMENTAL REVENUES**



**EXHIBIT II-B
CITY OF SAN JOSE
GOVERNMENTAL TAX REVENUE ANALYSIS**

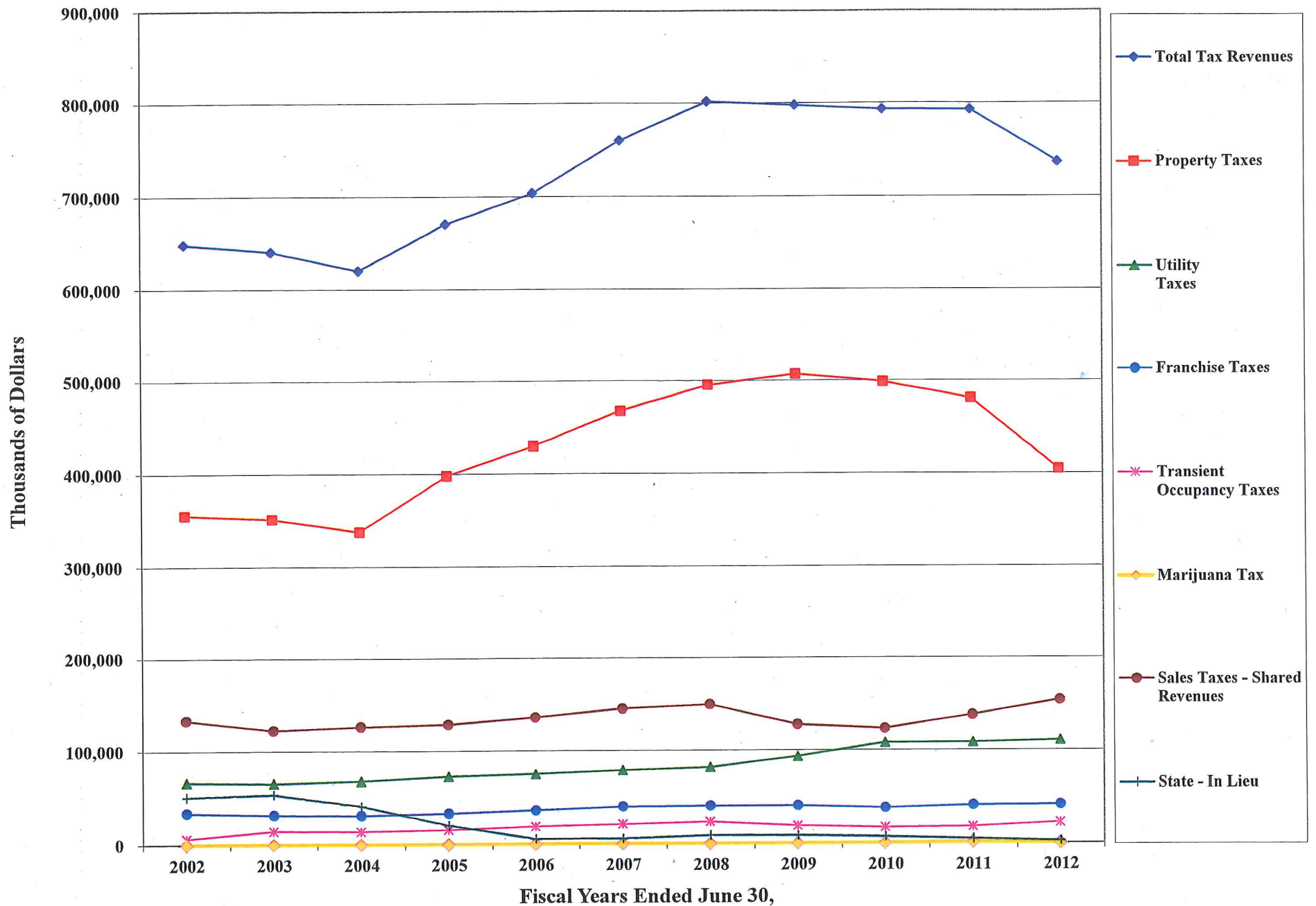


EXHIBIT II-C
CITY OF SAN JOSE
ANALYSIS OF ASSESSED VALUES
(In 000's)

Fiscal Year Ended June 30,	City Net Assessed Value	% Change From Prior Year	RDA Net Assessed Value	% Change From Prior Year	Total Assessed Value	% Change From Prior Year
2002	63,975,252	N/A	17,879,594	N/A	81,854,846	N/A
2003	67,915,616	6.16%	18,732,944	4.77%	86,648,560	5.86%
2004	73,077,977	7.60%	16,962,642	(9.45%)	90,040,619	3.91%
2005	77,532,649	6.10%	15,040,831	(11.33%)	92,573,480	2.81%
2006	85,234,836	9.93%	15,033,929	(0.05%)	100,268,765	8.31%
2007	93,616,483	9.83%	16,091,802	7.04%	109,708,285	9.41%
2008	101,093,290	7.99%	18,052,979	12.19%	119,146,269	8.60%
2009	105,827,554	4.68%	19,510,189	8.07%	125,337,743	5.20%
2010	103,018,120	(2.65%)	20,003,431	2.53%	123,021,551	(1.85%)
2011	100,688,646	(2.26%)	18,494,534	(7.54%)	119,183,180	(3.12%)
2012	101,554,966	0.86%	18,171,466	(1.75%)	119,726,432	0.46%
2013	102,831,333	1.26%	18,525,688	1.95%	121,357,021	1.36%

IRR since 2002

4.41%

0.32%

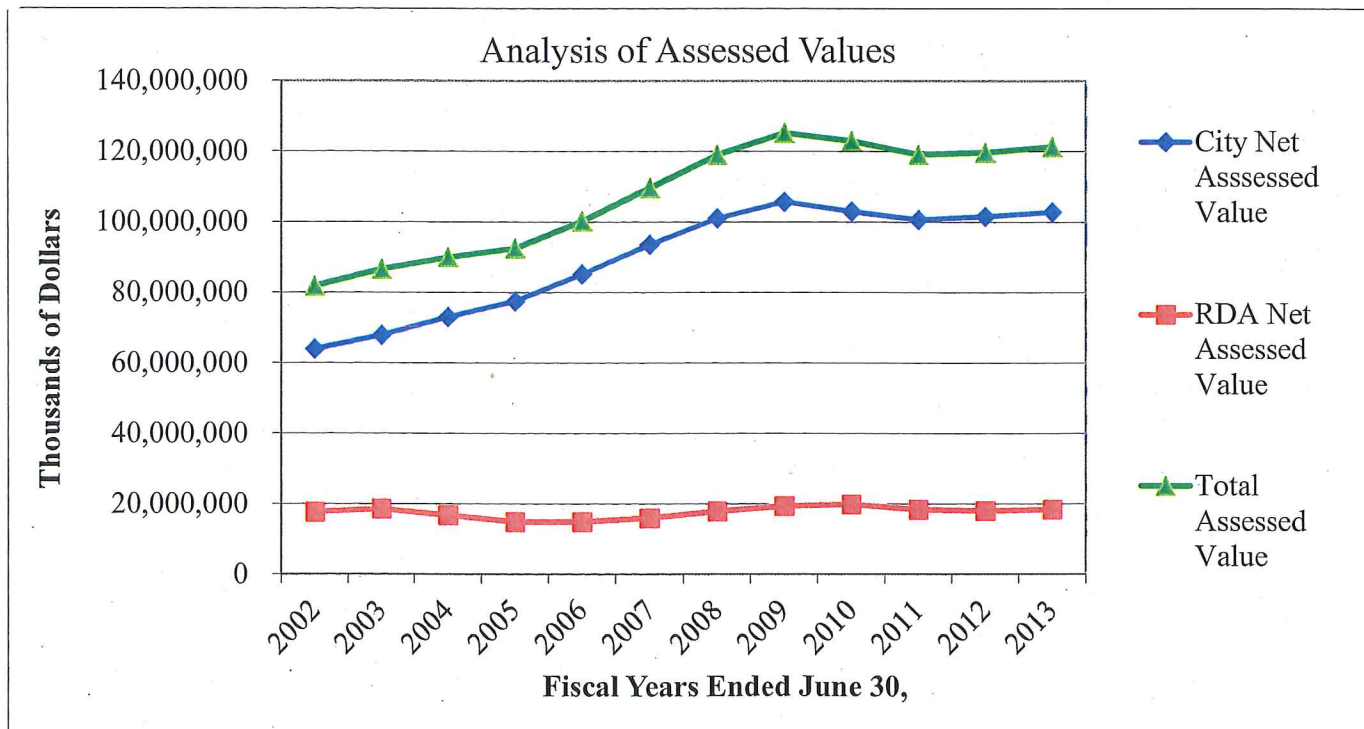
3.64%

IRR since 2007

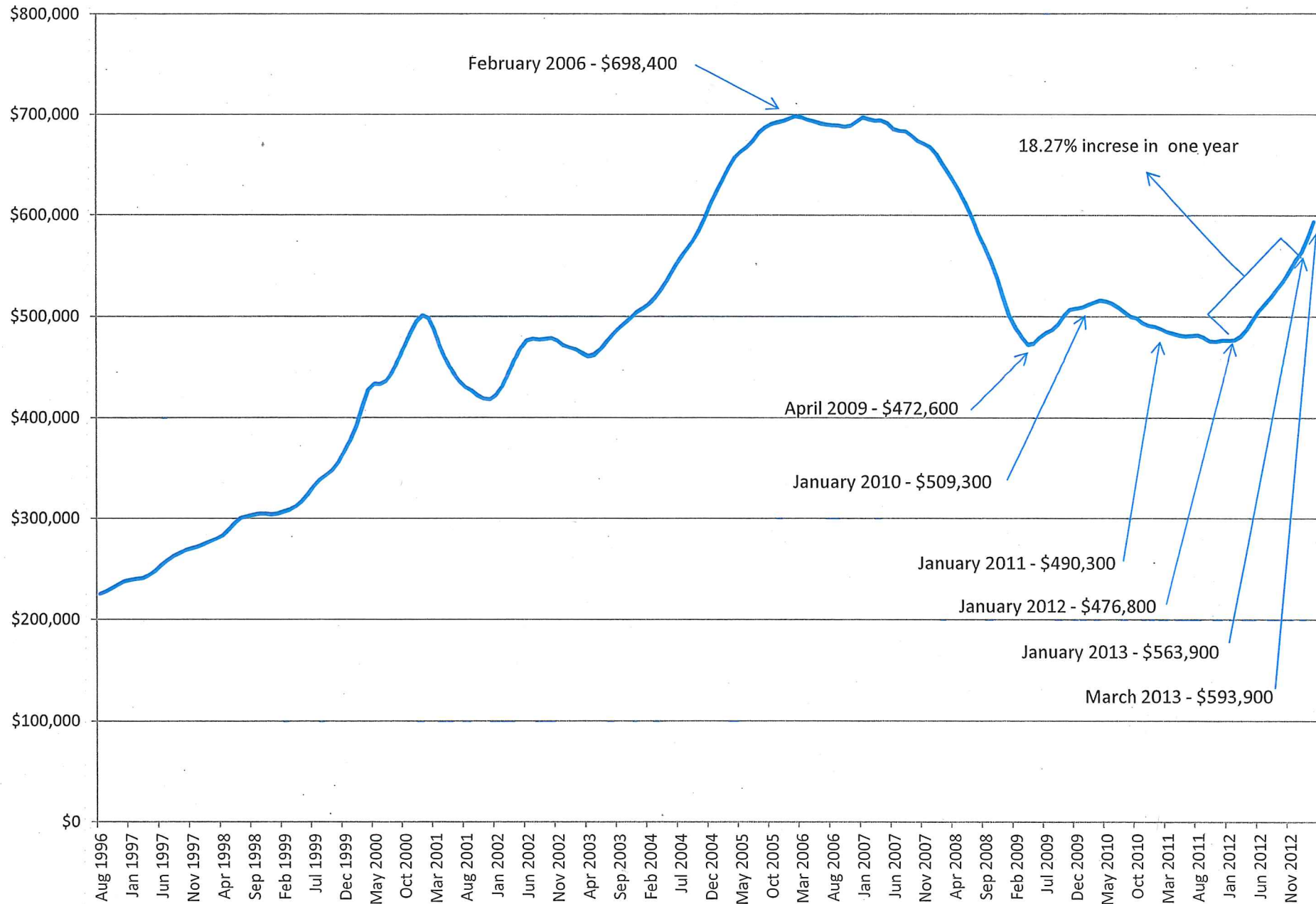
1.58%

2.38%

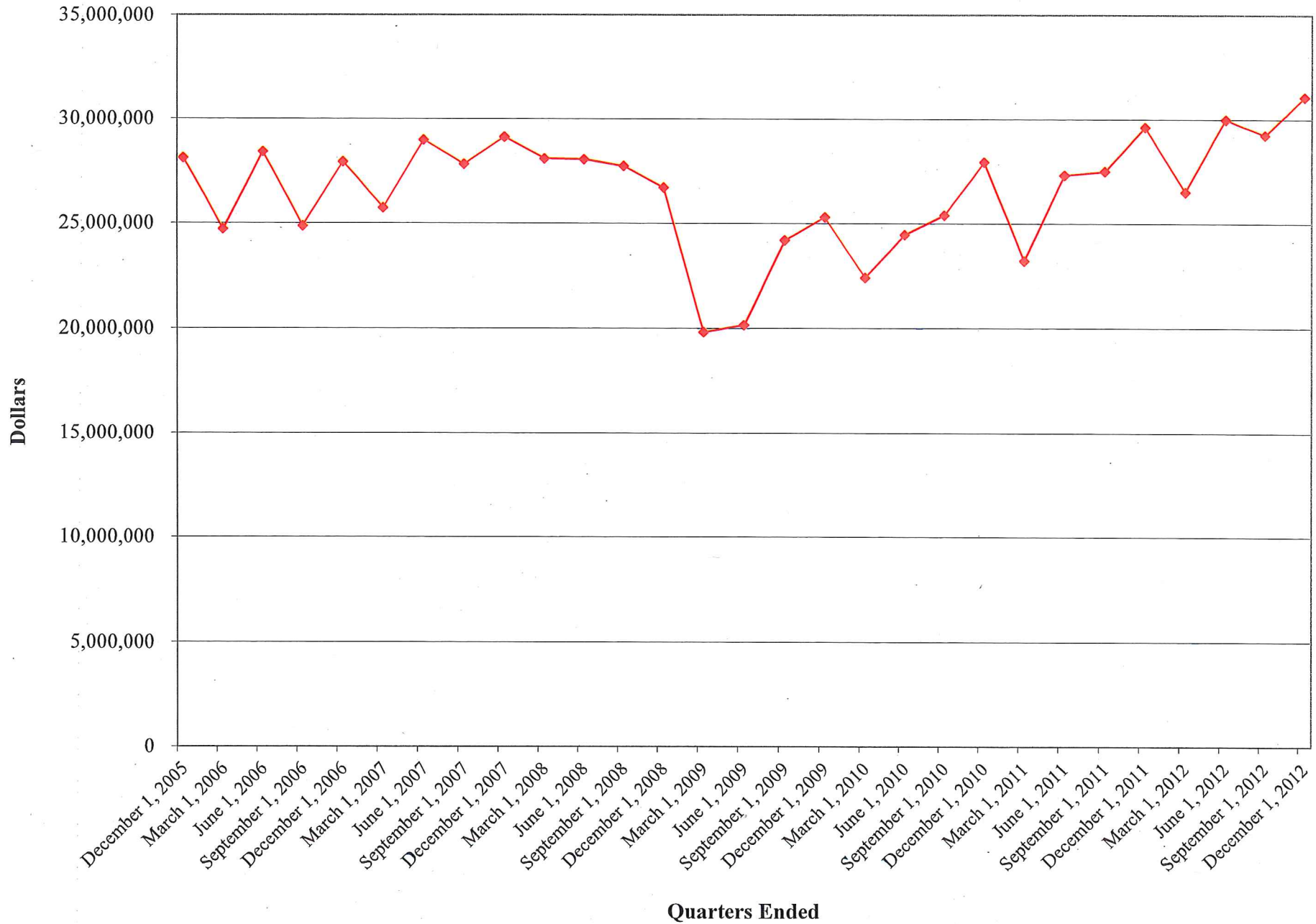
1.70%



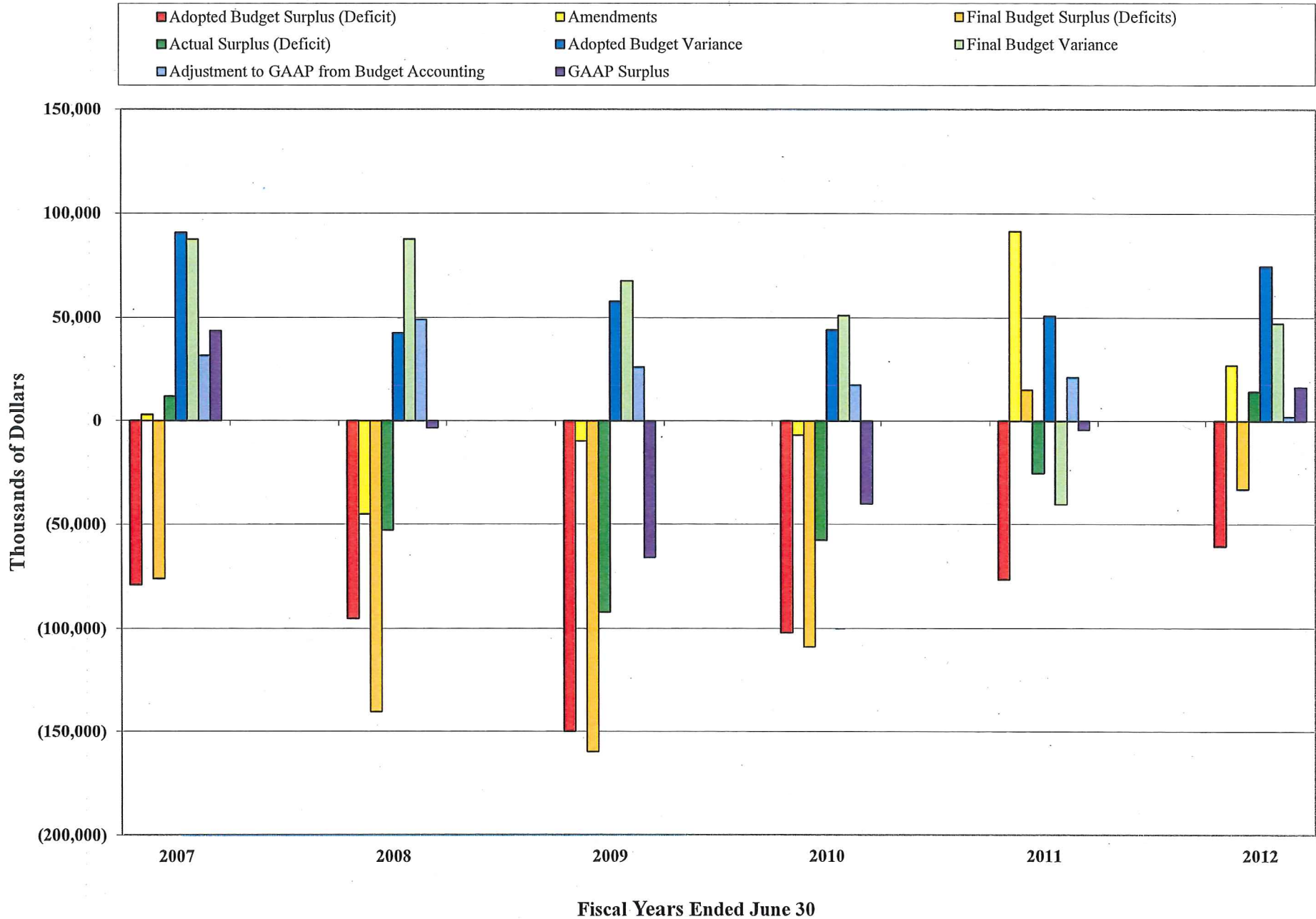
**EXHIBIT II-D
CITY OF SAN JOSE
ANALYSIS OF THE MEDIAN MARKET VALUE FOR RESIDENTIAL PROPERTY PER ZILLOW.COM**



**EXHIBIT II-D
CITY OF SAN JOSE
ANALYSIS OF BRADLEY-BURNS QUARTERLY SALES TAX RECEIPTS**



**EXHIBIT III-A
CITY OF SAN JOSE
ANALYSIS OF SURPLUSES, AMENDMENTS AND VARIANCES**



**EXHIBIT III-B
CITY OF SAN JOSE
VARIANCES FOR THE ANNUAL SIX YEAR PROJECTIONS**

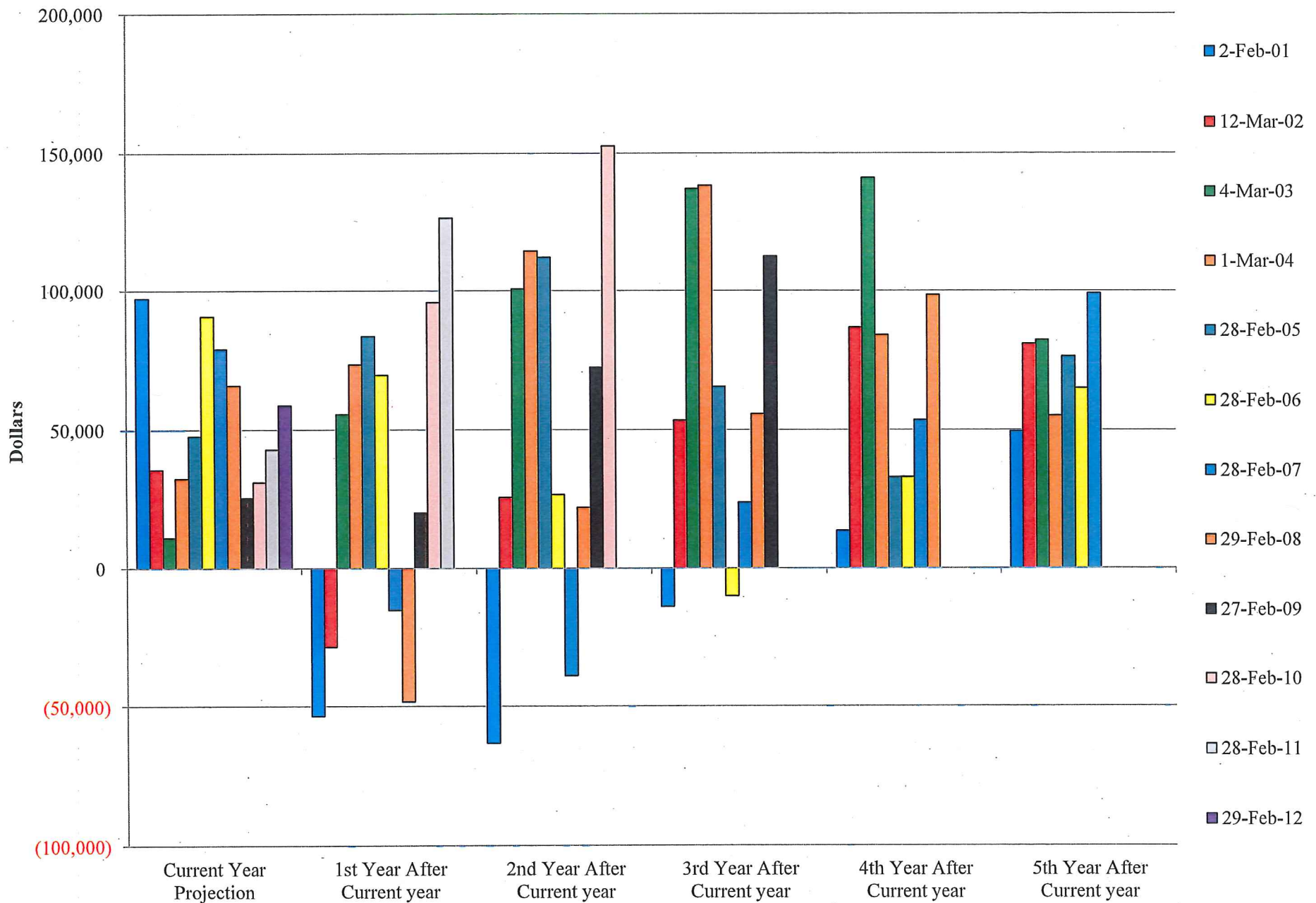
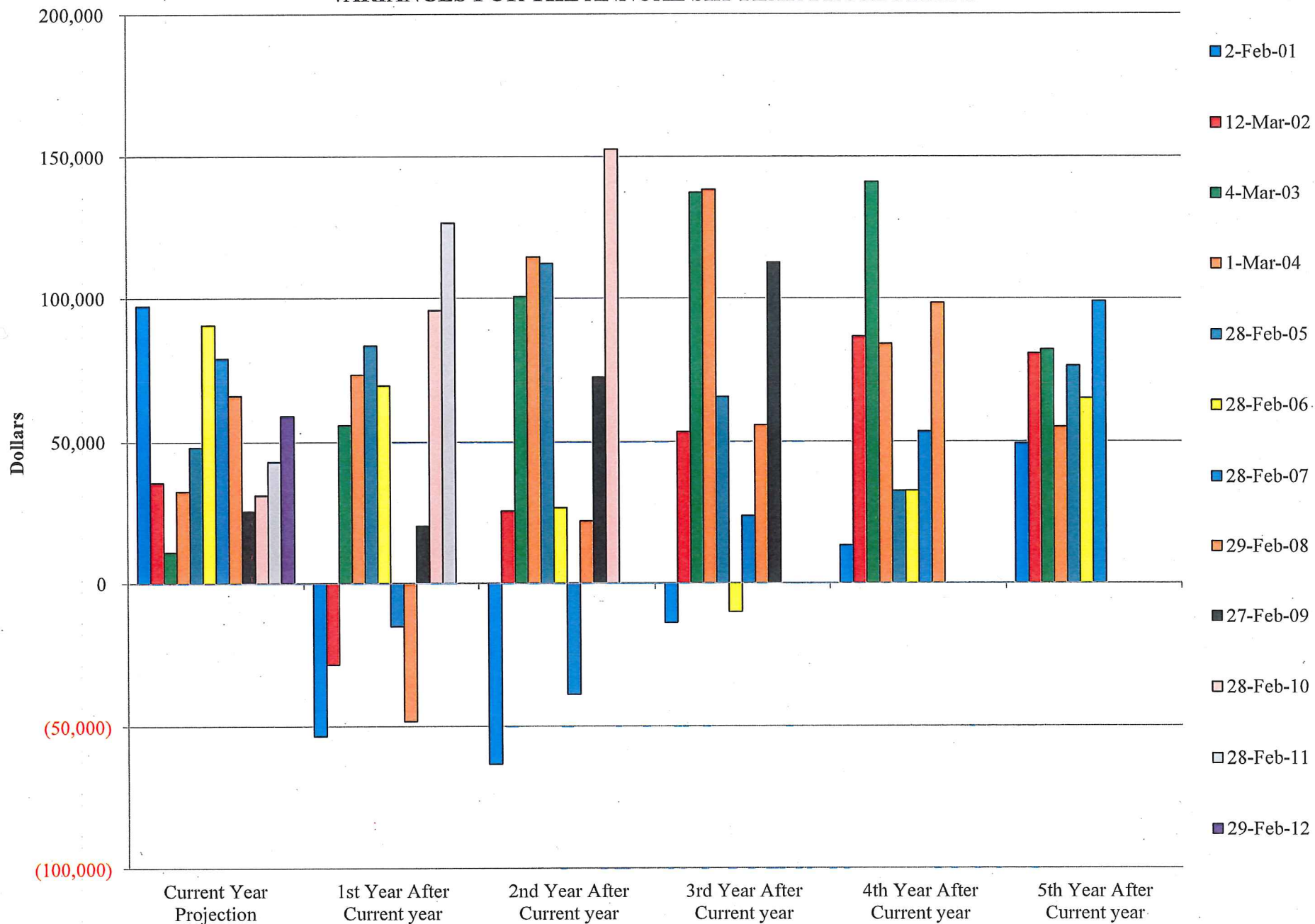


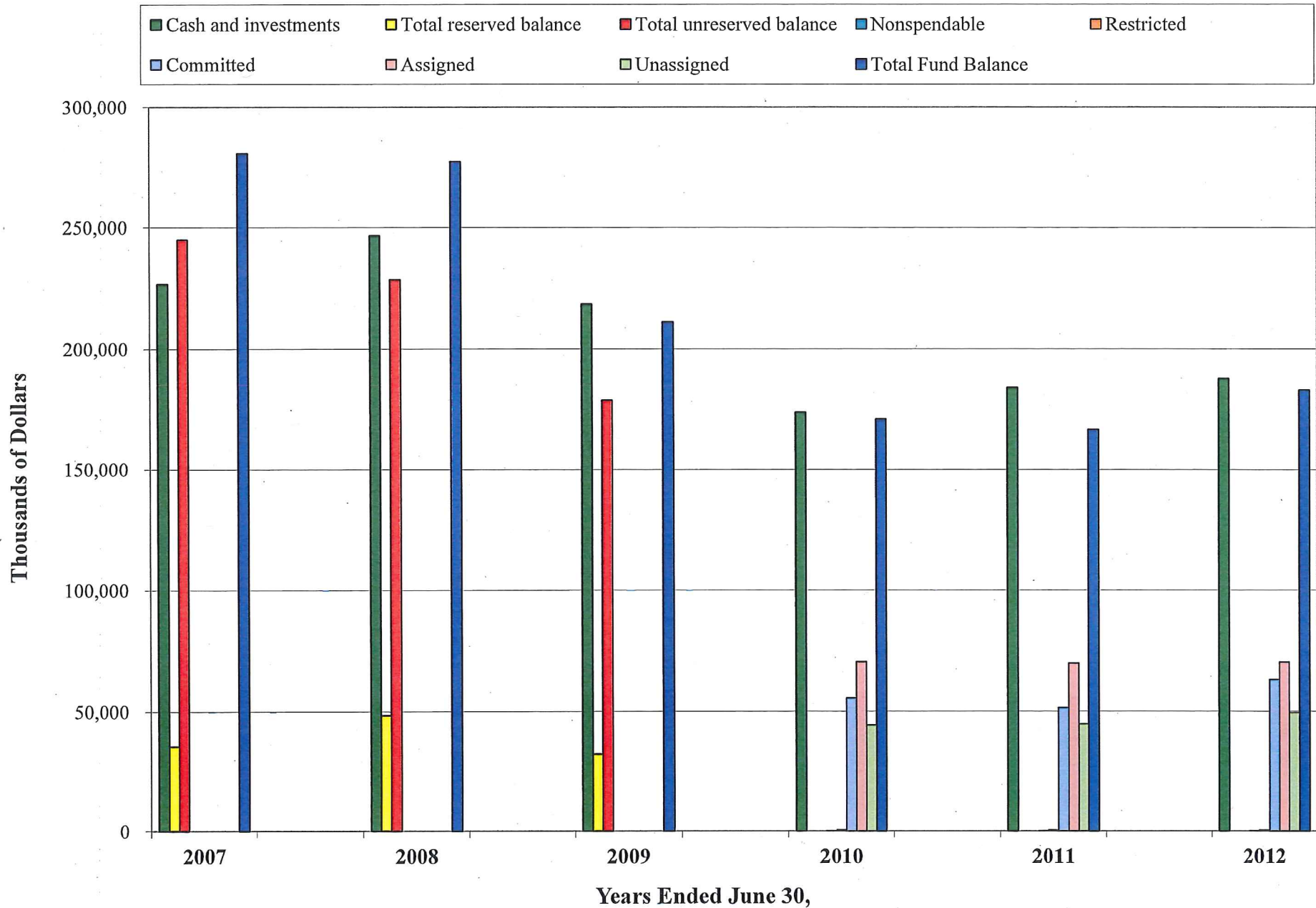
EXHIBIT A-B
CITY OF SAN JOSE
ANALYSIS OF FIVE YEAR BUDGET PROJECTIONS - BASE CASE TO ACTUAL
(All figures in 000's of Dollars)

Projected Surpluses (Deficits) - Budget Basis of Accounting												
Date Projections Issued	2-Feb-01	12-Mar-02	4-Mar-03	1-Mar-04	28-Feb-05	28-Feb-06	28-Feb-07	29-Feb-08	27-Feb-09	28-Feb-10	28-Feb-11	29-Feb-12
Fiscal Years Covered By	2001 to	2002 to	2003 to	2004 to	2005 to	2006 to	2007 to	2008 to	2009 to	2010 to	2011 to	2012 to
Projection	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Current Year Projection	(81,582)	(94,185)	(88,840)	(64,856)	(58,446)	(69,894)	(67,064)	(118,531)	(117,545)	(88,892)	(68,492)	(44,535)
1st Year After Current year	(5,119)	(49,319)	(87,963)	(83,781)	(62,670)	(57,727)	(37,569)	(43,787)	(77,823)	(121,299)	(112,333)	(3,150)
2nd Year After Current year	(14,687)	(57,970)	(111,127)	(93,649)	(100,429)	(79,418)	(53,117)	(79,733)	(97,748)	(138,402)	(148,317)	(23,566)
3rd Year After Current year	(18,443)	(63,863)	(116,366)	(126,435)	(118,091)	(82,007)	(81,588)	(81,248)	(98,347)	(153,351)	(172,541)	(22,801)
4th Year After Current year	(23,938)	(65,790)	(129,175)	(136,645)	(124,869)	(90,601)	(78,924)	(84,197)	11,508	(173,271)	(183,021)	(3,521)
5th Year After Current year	(28,483)	(68,889)	(134,757)	(147,088)	(133,964)	(90,400)	(84,750)	(81,698)	(76,407)	(179,208)	(183,230)	7,313
Actual Surpluses (Deficits) - Budget Basis of Accounting												
Date Projections Issued	2-Feb-01	12-Mar-02	4-Mar-03	1-Mar-04	28-Feb-05	28-Feb-06	28-Feb-07	29-Feb-08	27-Feb-09	28-Feb-10	28-Feb-11	29-Feb-12
Fiscal Years Covered By	2001 to	2002 to	2003 to	2004 to	2005 to	2006 to	2007 to	2008 to	2009 to	2010 to	2011 to	2012 to
Projection	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Current Year Surplus (deficit)	15,713	(58,542)	(77,852)	(32,314)	(10,536)	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217
1st Year After Current year	(58,542)	(77,852)	(32,314)	(10,536)	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217	0
2nd Year After Current year	(77,852)	(32,314)	(10,536)	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217	0	0
3rd Year After Current year	(32,314)	(10,536)	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217	0	0	0
4th Year After Current year	(10,536)	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217	0	0	0	0
5th Year After Current year	20,829	11,851	(52,657)	(92,045)	(57,681)	(25,502)	14,217	0	0	0	0	0
Variances by Year												
Date Projections Issued	2-Feb-01	12-Mar-02	4-Mar-03	1-Mar-04	28-Feb-05	28-Feb-06	28-Feb-07	29-Feb-08	27-Feb-09	28-Feb-10	28-Feb-11	29-Feb-12
Fiscal Years Covered By	2001 to	2002 to	2003 to	2004 to	2005 to	2006 to	2007 to	2008 to	2009 to	2010 to	2011 to	2012 to
Projection	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
Current Year Projection	97,295	35,643	10,988	32,542	47,910	90,723	78,915	65,874	25,500	31,211	42,990	58,752
1st Year After Current year	(53,423)	(28,533)	55,649	73,245	83,499	69,578	(15,088)	(48,258)	20,142	95,797	126,550	0
2nd Year After Current year	(63,165)	25,656	100,591	114,478	112,280	26,761	(38,928)	22,052	72,246	152,619	0	0
3rd Year After Current year	(13,871)	53,327	137,195	138,286	65,434	(10,038)	23,907	55,746	112,564	0	0	0
4th Year After Current year	13,402	86,619	141,026	83,988	32,824	32,920	53,422	98,414	0	0	0	0
5th Year After Current year	49,312	80,740	82,100	55,043	76,283	64,898	98,967	0	0	0	0	0
GAAP Surplus (Deficit)	58,779	(9,239)	(51,876)	(14,314)	8,692	44,939	43,627	(3,464)	(65,940)	(40,306)	(4,266)	16,407

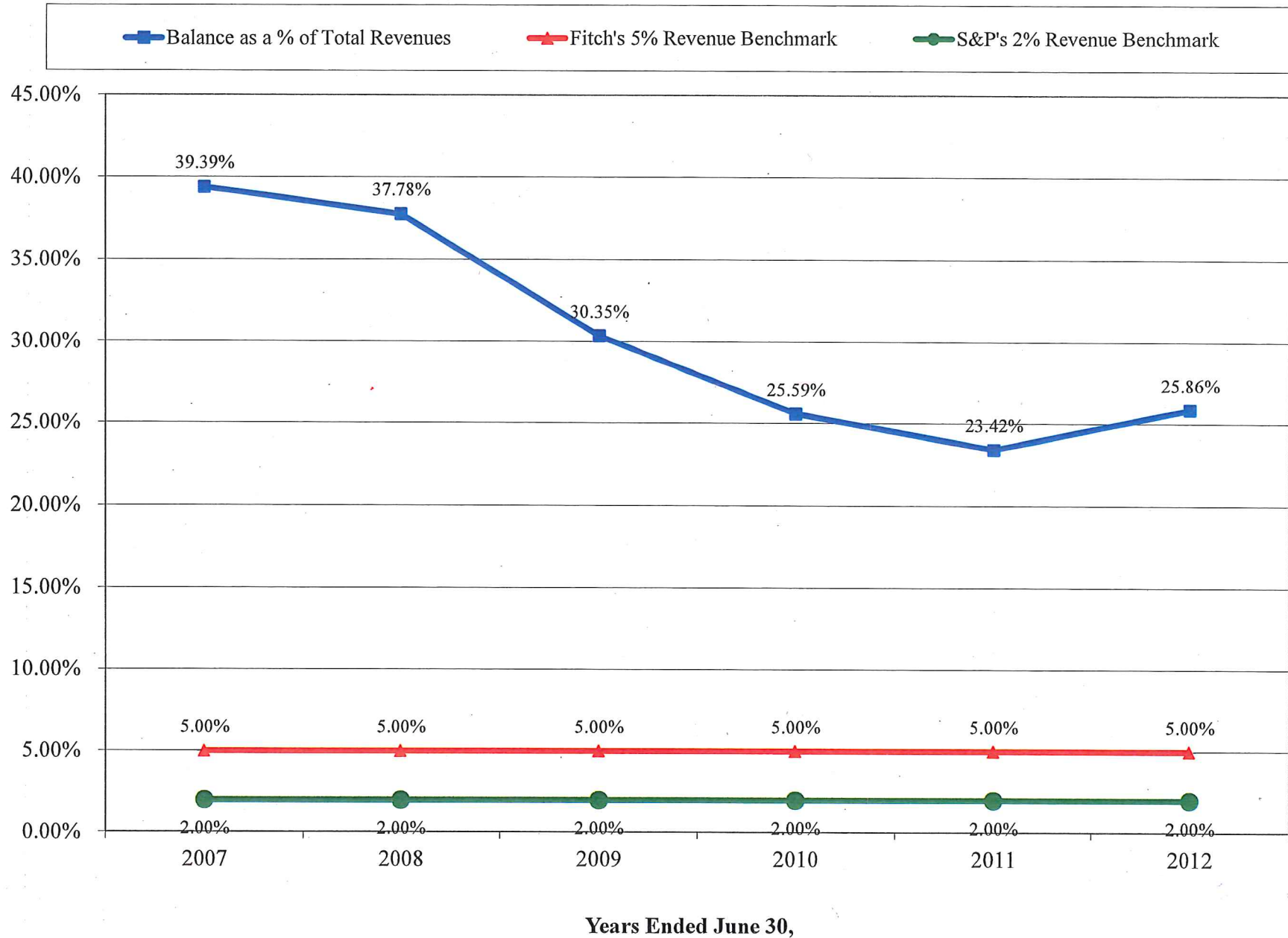
EXHIBIT III-C **CITY OF SAN JOSE** **VARIANCES FOR THE ANNUAL SIX YEAR PROJECTIONS**



**EXHIBIT IV
CITY OF SAN JOSE
ANALYSIS OF THE GENERAL FUND'S FUND BALANCE**



**EXHIBIT V-A
CITY OF SAN JOSE
UNRESTRICTED FUND BALANCE AS A % OF TOTAL REVENUES**



**EXHIBIT V-B
CITY OF SAN JOSE
UNRESERVED FUND BALANCE AS A % of TOTAL EXPENDITURES**

